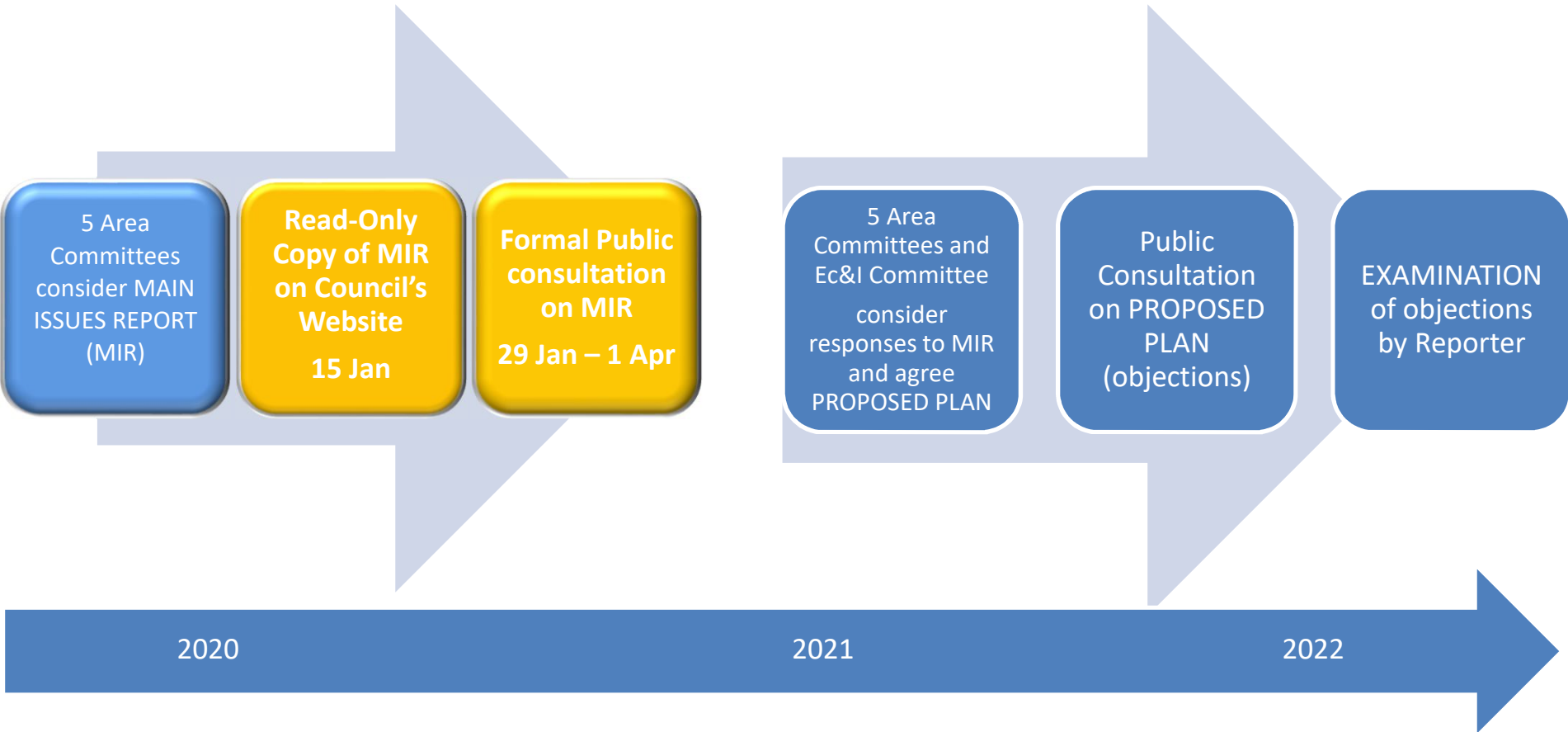
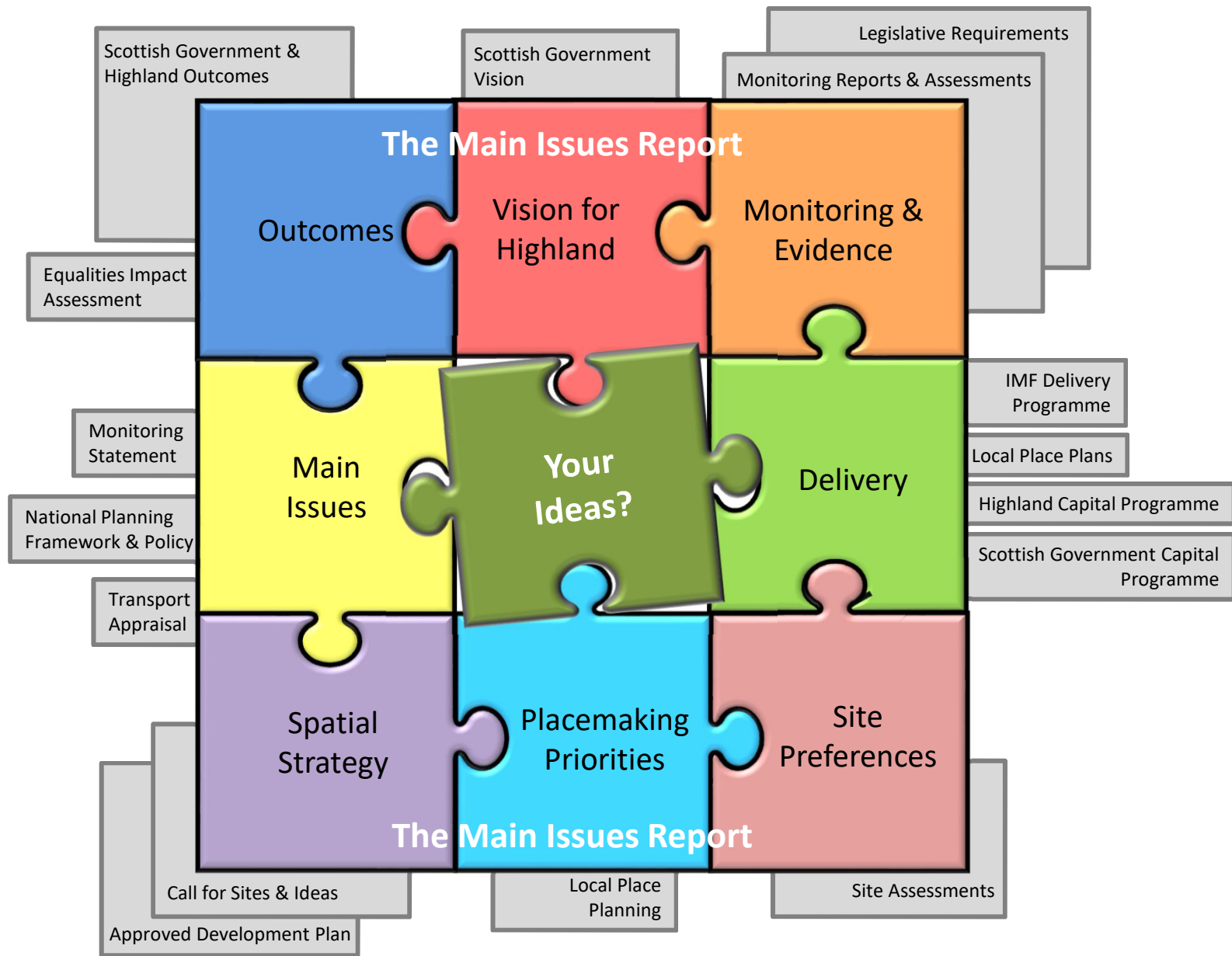


A New Inner Moray Firth Local Development Plan



The Plan Process







**Our 9
Main
Issues**

**1 Address the
Climate &
Ecological
Emergency**

**2 Economic
Recovery**

3 Grow the
most sustainable
places

4 Deliver
affordable
housing

5 Match
development with
infrastructure
capacity

6 Create a more
sustainable
transport
network

7 Identify and
safeguard valued
local green space

8 Placemaking

9 Meet the
needs of an
ageing
population

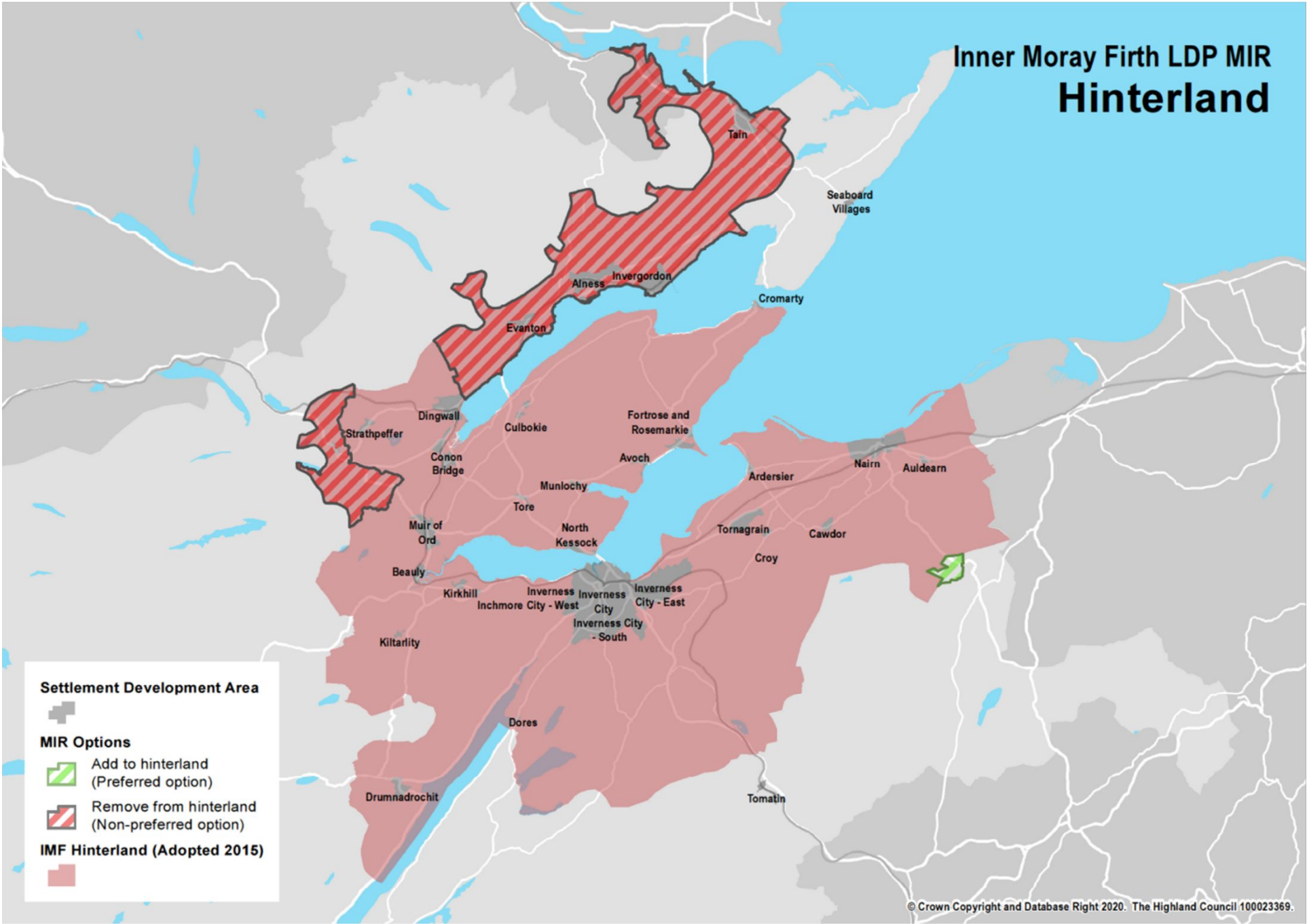


Table 3 Settlement Hierarchy

Scale of Growth	Sustainability	Hierarchy	Tier	Settlements/Locations
Strategic	Most sustainable	Main Settlements	1	Alness, Beauly, Dingwall, Invergordon, Inverness City, Muir of Ord, Nairn, Tain, Tornagrain.
Modest	Sustainable		2	Ardersier, Conon Bridge, Drumnadrochit, Evanton, Fort Augustus, North Kessock.
Local	Partially sustainable		3	Auldearn, Avoch, Croy, Fortrose and Rosemarkie, Kiltarlity, Maryburgh, Seaboard Villages, Strathpeffer, Tomatin.
Limited	Least sustainable		4	Cawdor ⁽¹⁾ , Contin ⁽¹⁾ , Cromarty, Culbokie, Dores, Inchmore ⁽¹⁾ , Kirkhill, Munloch, Tore.
"Infill" only	Growing Settlements	Growing Settlements	5	Abriachan, Balnain, Barbaraville, Cannich, Farr/Inverarnie, Foyers, Garve, Gorthleck, Hill of Fearn, Inver, Milton of Kildary, Marybank, Portmahomack, Rhicullen, Tomich, Whitebridge.
Typically single unit development	Countryside	Countryside	6	All housing groups not otherwise classified as part of a settlement. Wider open countryside (no general restriction). "Hinterland" open countryside (general restriction on housing).

1. Settlement suggested for reclassification from main settlements to growing settlements.

Inner Moray Firth LDP MIR Hinterland



Detail for Your Area – Culbokie



Detail for Your Area - Cromarty



Detail for Your Area – Growing Settlements

Growing settlements

The aIMFLDP contains an "Other Settlements" policy which, within a defined list of places, supports a lesser scale of development than within the "Main Settlements" but a more positive approach than within the countryside. Settlements currently included are places which have/had at least one community facility (e.g. a school or public hall). We intend to bring our policy approach to these smallest settlements in line with our other local development plans for Highland. We wish to call them "Growing Settlements" and not use the existence of a facility as the sole reason for including or excluding places from the list. **Instead, we will only include places that have an established, sizeable cluster of development, have some development pressure, few environmental constraints to development, and facility/service networks that can accommodate additional housebuilding.** Because of these new criteria we do not think that Advie, Ardross, Bunchrew, Croachy, **Cullicudden**, Daviot, Dochgarroch, **Easter Kinkell**, Ferness, Invermoriston, Kilcoy, Kildary,

Kilmorack, **Mulbuie**, Pitcalnie, **Resolis** and Struy should be identified as Growing Settlements. Development proposals in places which are not take forward as Growing Settlements will be considered against the [Housing in the Countryside](#)⁽²¹⁾ planning policy. Dochgarroch has economic



Consultation



- Advance, read-only copy available from 15 January
- Comments can be lodged from 29th January – 1st April 2021
- Face to face events only if permitted by Scottish Government
- Innovative online consultation events
- Social media, press releases, press advert, videos
- Mailshot to every household
- **We would welcome your help to reach out – poster on noticeboards / websites / social media link**

www.highland.gov.uk/IMF

Discussion / Questions?





Ro-innleachd Spàsail Roinneil Taisbeanach na Gàidhealtachd 2050

- Introduction
- Vision & Spatial Strategy
- National, Regional and Strategic Priorities
- Priorities, Development and National Outcomes

Vision and Spatial Strategy Lèirsinn agus Ro-innleachd Spàsail

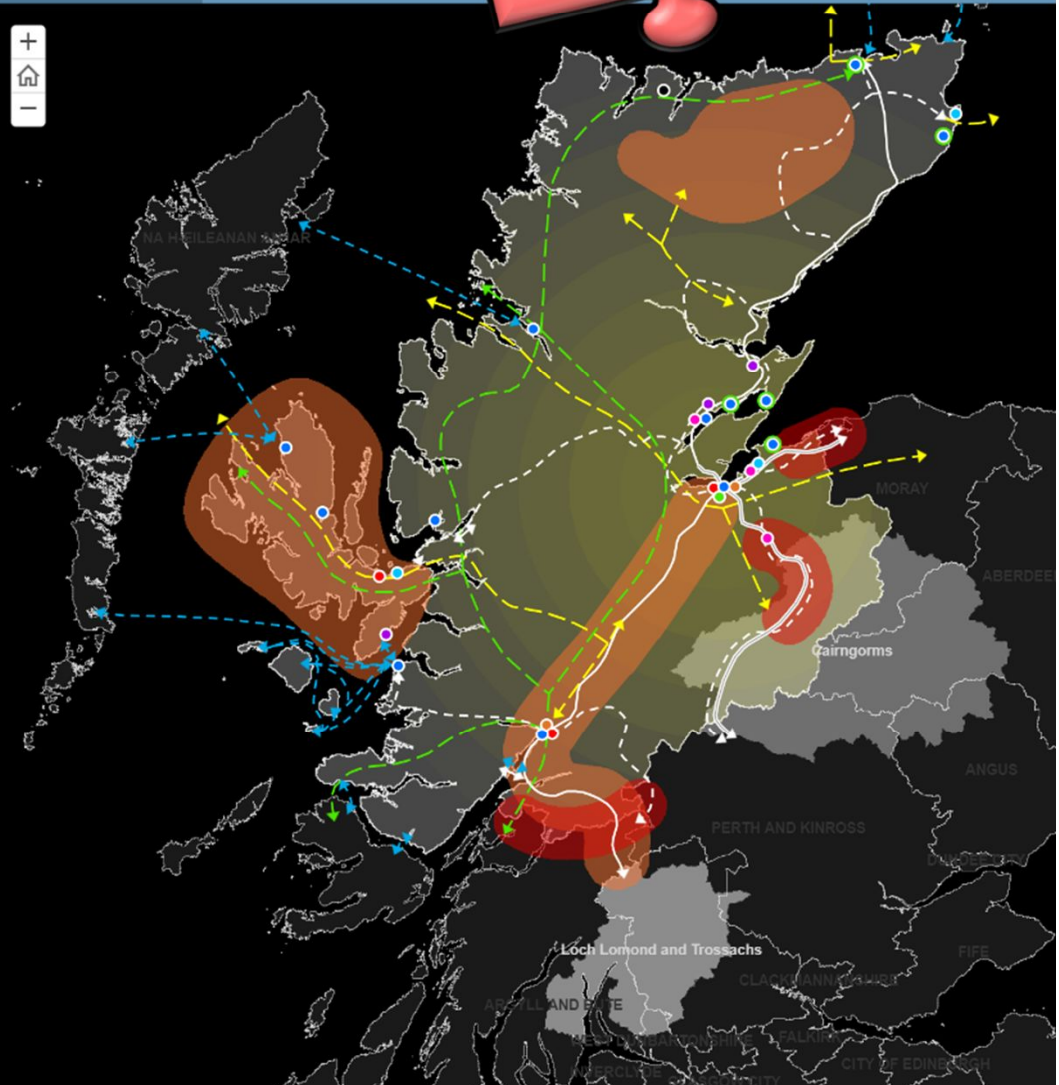
By 2050, Highland will be an exemplar carbon action region by optimising its unique, rich and diverse assets to lead national emissions reduction targets. Our unmatched land, coast and water environment and natural, built and cultural heritage – which define the character of Highland – will be safeguarded, enhanced and internationally celebrated.

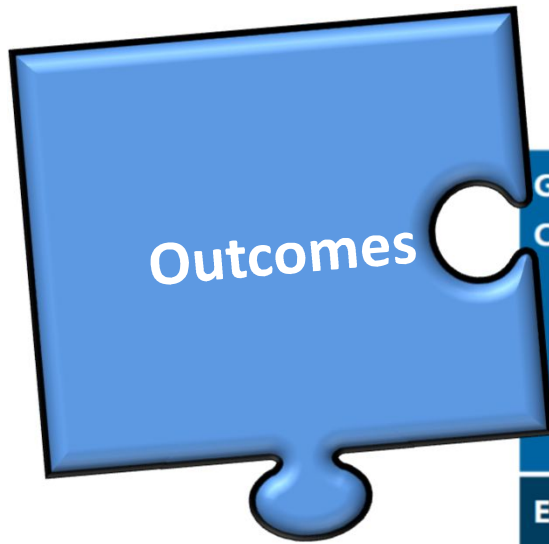
Highland will have transitioned to a green, circular economy which maximises the value of existing core industries, helps attract new and emerging sectors and diversifies jobs and skills. This will maintain and enhance Highland's role as a global centre of excellence for renewable energy innovation and generation and one of the most attractive sustainable leisure, recreation and tourism destinations in the world.

Highland communities will function as networks of locally resilient and self-supporting places with equality of access to housing, education, healthcare, work, food, energy, transport, culture, recreation, leisure and virtual connections. Optimising how our existing infrastructure supports and sustains the Highland population and the wider Highlands and Islands region will be an ongoing priority.

In delivering this vision, we will collaborate with our communities and partner agencies, recognising the need for a just transition which is fair and equal.

[next section ►](#)





Growing Communities

Our communities will be sustainable, well-designed places with homes which meet people's needs. More people will want to live in Inverness and the larger towns and villages as they are attractive, safe, socially inclusive and healthy, with thriving centres and better access to services and facilities. Inner Moray Firth communities will function as networks of locally resilient and self-supporting places with equality of access to local resources.

Employment

The Inner Moray Firth economy will be growing, greener, circular and diverse. Local enterprises will be national leaders in the life sciences, sustainable tourism and renewable energy sectors. More traditional sectors such as construction, food and drink and smaller scale general industry will have continued to thrive and provide jobs close to where people live reducing the need to travel.

Connectivity

It will be easy to move around and between settlements in the Inner Moray Firth area. Walking and cycling will be the logical choice for most day to day trips, with longer journeys made using an efficient, reliable public transport system and, in rural areas, shared transport and electric vehicles. Sustainable regional, national and global connections will be available from modern bus and rail stations, harbours and Inverness Airport. Improved digital connectivity throughout the Plan area will enable home working for most people, helping to reduce the need to travel.

Environment

The Inner Moray Firth's built, cultural and natural assets will be safeguarded and appropriately managed. Water, waste, heat, land and buildings will be used, re-used, located and designed in a carbon clever way. The environmental quality of all places will be safeguarded and where possible enhanced.

1 Climate Change

Low carbon energy



Efficient use of heat



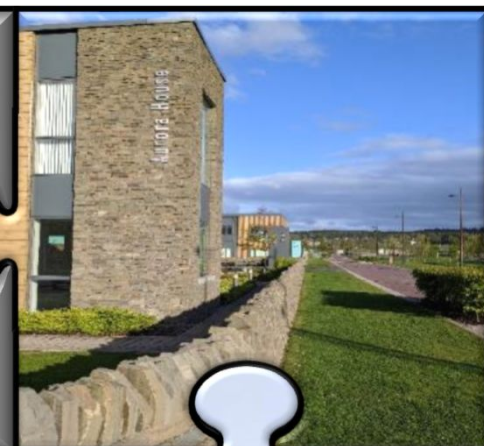
Enhancing green and blue spaces



A sustainable transport network

2 Economic Recovery

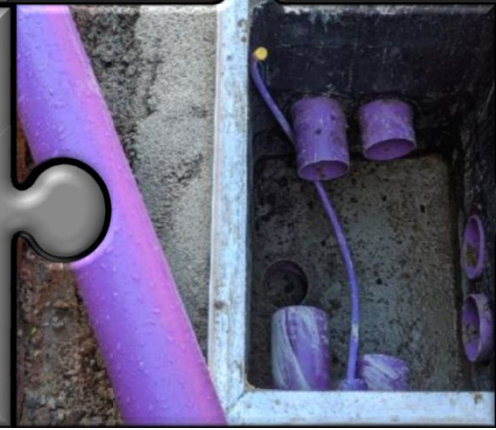
More employment land



Sustainable tourism



Improved digital connectivity



A more flexible policy for business location

**3 Grow
Sustainable
& Viable
Places**

Quota policy
for
self build
housing



More
targeted
growth



A sustainable
settlement
hierarchy



Protect and
favour town
centres

**4 Deliver
Affordable
Housing**

**Earlier
phasing**



**Increase
25% quota**



**Strategic
affordable
housing led sites**



**5 Match
Development
& Infrastructure
Capacity**

Fewer but more
viable sites

Good digital
connectivity
& capacity

Growth
where
spare capacity
exists

Or where it
can be
added most
efficiently



**6 Create a
Healthy
& Sustainable
Transport
Network**

Digital
connectivity
reduces need
to travel



Walk & cycle
for short
journeys



Public transport
for longer
journeys



EV where no
other options

**7 Identify and
Safeguard
Local Green Space**

A better audit



**Stronger
protection**



**Clearer definition
of green
networks**



**Developer
contributions
for habitat
improvement**

8 Place making

A new audit

Encouraging better practice

Or if necessary enforcing it



**9 Meet The
Needs of An
Ageing Population**

**Quota for
affordable
wheelchair
liveable housing**



**Identify
flat, central
connected sites**

**Quota for
market
wheelchair
liveable housing**



**Lobby for
additional
funding**